UW ARCHITECTURAL COMMISSION

Minutes of Special Session
February 17, 2015
UW Tower, Fremont Conference Room, 22nd floor

Present			
☑	John Schaufelberger, Chair	Dean, College of Built Environments	Voting
☐	Richard Christie, Vice Chair	Associate Professor, Electrical Engineering, College of Engineering	Voting
☐	Linda Jewell	Partner, Freeman & Jewell; Professor, Landscape Architecture, UC Berkeley	Voting
☎	Andrea Leers		Voting
☐	Cathy Simon	Design Principal, Perkins+Will	Voting
☎	John Syvertsen	Senior Principal, Cannon Design	Voting
☐	Tanya Trongtham	Student Representative, College of Built Environments	Voting
☑	Rebecca Barnes	University Architect, Office of Planning & Budgeting	Ex Officio
☐	Robert Stickney	Interim Associate Vice President, Capital Projects Office	Ex Officio
☑	Charles Kennedy	Associate Vice President, Facilities Services	Ex Officio
☑	Kristine Kenney	University Landscape Architect, Office of Planning & Budgeting	Ex Officio
☐	John Seidelmann	Director, Capital Planning, Office of Planning & Budgeting	Ex Officio
☐	Paul Jenny	Senior Vice President for Planning & Management	Ex Officio

Chair of the Architectural Commission and Dean of the College of Built Environments, John Schaufelberger, called the meeting to order at 1:30 p.m. This special session was scheduled between regular quarterly meetings of the Commission due to project schedule constraints of the UWMC Front Entry Upgrade project and the West Campus Utility Plant (WCUP). The project presentations were broadcast via web conference software to those Commissioners connected via internet, with real-time discussion via telephone.

UW Medical Center Main Entry Project
Requested Action: Design Review
Steve Tatge, Director, Major Projects, CPO
Mark Reddington, LMN Architects
Barbara Swift, Swift Company

Overview:

The UWMC seeks to upgrade and modernize its main entrance on Pacific Street to create a more welcoming and accessible environment for patients and their families, and to better reflect its status as one of the nation's premiere academic medical centers. Goals for the project include improved visibility from Pacific Street, a lighter, more contemporary look and feel that will complement the new inpatient bed tower, improved pedestrian and vehicular traffic flow and creation of a sense of arrival.

The architect has been working with the UWMC and campus stakeholders to develop an overall plan and a conceptual design for the Pacific Street entrance. This effort will be informed by and in context with the other developments in the Montlake vicinity, including the Sound Transit station, the renovated Husky Stadium, the SR 520 project, and the Montlake Triangle and Rainier Vista project that is currently under construction. It was originally anticipated that the UWMC Main Entrance Upgrade would be accomplished in phases, as funding allowed, however it is now anticipated that the upgrade will be implemented in a single phase.

- Estimated Project Budget: $22,300,000
- Design Phase January 2015 –October 2015
- Construction schedule November 2015 – March 2017

This project presents an opportunity to coordinate the design of the new entry with major adjacent projects and to implement two critical components that interface with the UWMC Montlake Tower Phase II project that is currently under construction, namely the repair of the existing weather protection membrane that is failing, and the expansion of the Emergency Department on Level 2 beneath the proposed New Entry Lobby and Drive. Major challenges will be to achieve a rapid design and

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permitting schedule to meet the target interface dates with the Montlake Tower Phase II construction, within the desired total project budget and to phase construction in a manner that maintains acceptable access to UWMC.

In September 2011, the Commission interviewed shortlisted firms and recommended LMN Architects. Following the June 2012 Architectural Commission presentation and completion of an initial Predesign Analysis, the project was suspended by UWMC until March of 2014. When the project was restarted, LMN was re-engaged to validate the overall programmatic objectives and assess the feasibility and impacts of two new program elements: the repair of the existing weather protection membrane beneath the existing entry plaza and adding new space for an Emergency Department Expansion on Level 2 beneath the proposed New Entry Lobby and Drive configuration.

Comments:

- Proposed signage provides a clear indication of the drive entry. Can the existing clutter of street signage be reduced in reality to read as simply as the system shown in the presentation?
- The reworking the garden into a set of meaningfully-sized spaces is a good move, however, exterior/interior proportions and relations should be rethought, in light of a clear decision of the purpose of both the waiting room and the garden.
    - Is the garden meant to be purely a visual ornament from interior spaces, or a space that would encourage patients waiting for their pick up or looking for an outdoor spot for relaxation to move through or sit in?
    - Is the waiting room meant for longer term patients and their families looking for a respite from their floors, or for those waiting for a ride to pick them up? If the latter, visibility to the drive needs to be a priority. If the former, perhaps breaking the space up into semi-private spaces would be desirable.
- March presentation should clearly differentiate scope of work in Phase I and Phase II.

West Campus Utility Plant

Requested Action: Design Review
Steve Harrison, Project Manager, CPO
Scott Wolfe, Anton Dekom, Miller Hull Partnership
Rob Warnaca, Mortenson
Peter Alspach, ARUP
Amy Cragg, GGN

Overview:

The West Campus Utility Plant (West CUP) will provide process chilled water (PCW) and emergency power to selected buildings in the south and west portions of the Seattle campus. The building site is adjacent to the University's West Receiving Station (electrical substation) and fronts on University Way near Pacific Street just north of the Burke-Gilman Trail. Phase 1 (this project) will include construction of all or part of the plant building, installation of chillers, diesel generators and related equipment, and improvements to chilled water and emergency power distribution systems. The new plant will be an unmanned industrial quality facility designed for maximum reliability and service life.

The West CUP is envisioned to be an architecturally significant building, given its prominent location within west campus. Careful attention is being given to ensuring that the design fits contextually with the surrounding community and is representative of its importance as a gateway building at the southwest approach to the campus. The design will incorporate an interpretive element that will enable access by students and the public to gain an understanding of the University's commitment to the environmental sustainability and energy conservation.

The project is being delivered through the progressive design-build method, with the design-build team having been selected largely based on qualifications. A collaborative design process is currently being conducted under a Preliminary Agreement, with a more traditional design-build contract to follow in April 2015. Scope is being defined to fit the established project budget. Final scope and other terms of the second (design build) contract will be negotiated with the design-builder at such time as the design has advanced sufficiently to price the work.

Project Budget:	$30.5 million*
Design & Construction Budget:	$28.3 million*
Construction Start:	March 2015
In Service:	February 2017

*Budgets include both the new plant and related distribution-system improvements.

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Design-related issues include: satisfying the plant's functional purpose, while achieving an architectural expression appropriate for its site, within the available budget; having the plant in service in time to provide PCW and emergency power to the newly constructed Animal Research and Care Facility; and a thoughtfully executed interpretive element.

Comments:

- The design shows a thoughtful packaging of equipment, which fits well into the site and neighborhood context. The concept of creating a "regional magnet" with "curated content for the pedestrian" is praiseworthy.
- Material choices for the screen wall and glazed portions become very important. Materials which add visual interest and plasticity (avoiding a graphic exercise) will assist in modulating the scale of the walls. Weathering of materials should be considered, especially given the effect of cooling tower exhaust.
- Lighting choices can create a translucent effect which will give the structure a different presence by night.
- Treatment of the southern edge of the site where it adjoins the Burke Gilman Trail is important in contributing to the sense of the plant as a campus place.

The meeting was adjourned at 3:30 pm.

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